

**District VI Advisory Board
Minutes
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**Wednesday
July 15, 2009
6:30 p.m.**

**Evergreen Recreation Center
2700 N. Woodland
Lounge/Clubroom**

The District VI Advisory Board meeting was held at 6:30 p.m. at the Evergreen Recreation Center Lounge Clubroom 2700 N. Woodland. The District VI councilwoman led the meeting with five (5) District Advisory Board members in attendance, two (2) city staff and five (5) members of the public who signed in.

Members Present

Bob Wine
Bob Aldrich
John VanWalleghen
Carol Skaff
Marsha Carr

Members Absent

Bob Schreck
Pat Randleas
C. Bickley Foster
Charlie Claycomb
Jaya Escobar

Staff Present

Terri Dozal, Neighborhood Assistant
Bill Longnecker, Planner

Guests

Listed at end

Council Member Janet Miller called the meeting to order at 6:36 p.m. welcoming everyone and asked members to introduce themselves and state their representation on the board.

Approval of Minutes

There were no minutes for approval

Approval of Agenda

The agenda was approved as submitted. (**Skaff/VanWalleghen 5-0**)

Public Agenda

1. **Scheduled items:** *Bob Cain, 2938 Woodland* discussed the Mennonite Housing Project at 29th and Jeannette streets. He stated the following as issues he wanted reviewed and resolved.

- They raised the ground level of the houses, windows are above the fence line leaving me no privacy
- Rain runoff
- Plugged drain
- Erosion of the ground
- Dirt from run-off
- Dead-end alley

Cain requests that Mennonite Housing put up a privacy barrier wall or raise his fence so he doesn't have to look at the new addition. He continued that when the development began the neighbors weren't allowed to give input.

Aldrich asked what the alleyway setback was. *Cain* responded it was 1 ft inside his property line and it was both alleyway/drainage easement.

Miller said she would need to research his issues with city departments and find him some answers.

Skaff asked if there were any other neighbors here tonight. *Cain* responded no but some of them feel the same way I do. *Bill Longnecker*, Planning stated there had been no petition against this. We have never heard from other neighbors. **Skaff** stated it doesn't seem what happened was right. **Miller** finished saying there were a lot of issues here to review.

2. **Off-agenda items:** None at this time

*******Action:** Provide comments/take appropriate action.

Staff Presentations

Planning

3. **ZON2009-00021**

The District VI Advisory Board (DAB) considered a City zone change from SF-5 Single-Family Residential to NR Neighborhood Retail; generally located north and east of the intersection of North Meridian and 53rd Street West (2404 W. 53rd St. N)

The members were provided the MAPD staff report for review prior to the meeting. *Bill Longnecker*, Planner presented the case background, reviewed the staff recommendation and answered questions of members and the public.

The Board asked the following questions/comments: *responses in Italics*

- Will the neighbors surrounding this zone request complain due to sewer hook-up? *Only if the hook-up is extended to the lots. We would need to discuss this further with the Water Utilities staff to see what the improvement district looks like.*
- Who checks to make sure all the requirements in the staff report are met? *The planner is to maintain checking on the case.*
- It's odd that the area has water service but not sewer. *Not sure why they don't have it.*

There were no public present to speak in favor or opposition of the request.

Aldrich raised the question if action could be taken due to there was no quorum for voting. **Miller** said she would check the rules and regulations and make note accordingly to MAPD on recommendation.

*******Action:** Individual DAB Members in attendance expressed support for the recommended action, Approval of the zone change request as long as the sewer benefit gives some cost curtailment to the neighborhood but no recordable vote was taken due to lack of a quorum. (**Van Walleghe/Wine 5-0**)

4. **ZON2009-00022**

The District VI Advisory Board (DAB) considered a City zone change from SF-5 Single-Family Residential to GC General Commercial, generally located west of Seneca and north of I-235 (4141 N Seneca).

The members were provided the MAPD staff report for review prior to the meeting. *Bill Longnecker*, Planner presented the case background, reviewed the staff recommendation and answered questions of members and the public.

The Board asked the following questions/comments: *responses in Italics*

- Do you know if the area has any contamination problems? *Not sure.*
- Will water and sewer be required? *Yes, if there is more development.*
- Is the area on septic tanks at present?
- I don't know why you are requesting this as GC (general commercial) and not as LC (limited commercial). *The property needs to get into compliance for the future to give wider options of use. Longnecker included due to factors of the case was the reason for choosing GC.*

One member of the public made the following comment had anyone seen this unusual site with only one access point, were the residents notified of this request and I don't believe there is sufficient information to make a vote.

Miller commented the residents within 200 ft. would have been notified. The announcement sign was posted and notification to the neighbors would have been sent.

Aldrich stated a lot of these questions could be asked at the time of platting.

Miller said she had visited with the president of the Earhart Association and he noted there was no strong opposition to the case only truck concerns.

******Action:** Individual DAB Members in attendance expressed support for the recommended action, Approval of the zone change request with **no recycling center be allowed added to the protective overlay** but no recordable vote was taken due to lack of a quorum (**Wine/Skaff 5-0**).

Board Agenda

5. Problem Properties

- 1206 Riverside: Continual cars on the property and a trailer on the street. If the inspectors come by they say they will change what they are doing but once the inspector leaves they park the cars back up on the yard.

*******Action:** Receive and propose appropriate action.

6. Neighborhood Reports

Marsha stated she would send a get well card to Bob Schreck from the DAB.

*******Action:** Receive and file.

Updates from the Council Member

Announcements

- Next DAB meeting will be on Monday August 3, 2009

With no further business to discuss the meeting adjourned at 7:50 pm. JVW/MC

Name	Address/Zip Code	E-mail Address
Bob Cain	2938 Woodland 67204	ssailer@cox.net
Russ Ewy	315 Ellis 67208	rewy@baughmanCo.com
Brad Bachman	4829 Portwest	bradbachman@cox.net
Tom Carr	1027 W. River Blvd. 67203	
Bruce Simkins	501 W. 42 nd St. N. 67204	

Respectfully Submitted,

Terri Dozal, Neighborhood Assistant